

**Scope of Work for Property Located at: 3377 North 23rd Street**
**Property is:** Single Family ☒ Duplex ☐ Other ☐ \_\_\_\_\_

**Date:** 11/23/2010

Below is the **minimum requirement** to meet health and safety issues. The City of Milwaukee, the Redevelopment Authority, and their representatives take no responsibility for problems discovered after the inspection date, or for omissions through error or oversight. The list does not necessarily include work required by private lenders, insurance companies, or by the Federal Block Grant or HOME programs.

**Exterior Condition Report**

Location Site	Required Work		Note/Comments	Cost
	Landscaping	n/a <input checked="" type="checkbox"/> Yes <input type="checkbox"/>	<b>Self Help</b>	\$
	Steps/Handrails	n/a <input type="checkbox"/> Yes <input checked="" type="checkbox"/>	<b>Rear Concrete Steps</b>	\$ <b>900.00</b>
	Service walks	n/a <input type="checkbox"/> Yes <input checked="" type="checkbox"/>	<b>Rear South Side Repairs / Replace</b>	\$ <b>700.00</b>
	Fencing	n/a <input type="checkbox"/> Yes <input checked="" type="checkbox"/>	<b>Repairs</b>	\$ <b>400.00</b>
	Parking	n/a <input checked="" type="checkbox"/> Yes <input type="checkbox"/>		\$
	Retaining walls	n/a <input checked="" type="checkbox"/> Yes <input type="checkbox"/>		\$
	Other	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
	Other	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
<b>Garage</b>	Singles: repair	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
<b>N/A</b>	Shingles: Roof over existing	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
	Shingles:Tear off & re-roof	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
	Gutters/downspouts	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
	Flashing	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
	Eaves	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
	Siding	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
	Doors	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
	Windows	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
	Slab	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
	Paint	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
	Electrical	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
	Other	n/a <input type="checkbox"/> Yes <input type="checkbox"/>		\$
<b>Porches</b>	Roof	n/a <input checked="" type="checkbox"/> Yes <input type="checkbox"/>		\$
	Deck-upper	n/a <input checked="" type="checkbox"/> Yes <input type="checkbox"/>		\$
	Deck-lower	n/a <input checked="" type="checkbox"/> Yes <input type="checkbox"/>		\$
	Steps/handrails	n/a <input type="checkbox"/> Yes <input checked="" type="checkbox"/>	<b>Install Rails / Repair Concrete Steps</b>	\$ <b>700.00</b>
	Ceiling	n/a <input checked="" type="checkbox"/> Yes <input type="checkbox"/>		\$
	Guardrails	n/a <input checked="" type="checkbox"/> Yes <input type="checkbox"/>		\$
	Structural	n/a <input checked="" type="checkbox"/> Yes <input type="checkbox"/>		\$
	Paint	n/a <input type="checkbox"/> Yes <input checked="" type="checkbox"/>	<b>Complete Deck</b>	\$ <b>300.00</b>
	Other	n/a <input type="checkbox"/> Yes <input checked="" type="checkbox"/>	<b>Repair Trim Boards</b>	\$ <b>100.00</b>

## House

Chimney	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Shingles: repair	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Shingles: Roof over existing	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Shingles:Tear off & re-roof	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Gutters/downspouts	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	<b>Repairs</b>	\$ 150.00
Flashing	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	<b>North and South Dormers</b>	\$ 250.00
Eaves	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Siding	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	<b>Repairs</b>	\$ 200.00
Storm Doors	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	<b>Front &amp; Side Glass</b>	\$ 300.00
Prime ("main") Doors	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Storm Windows	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	<b>4 Storms</b>	\$ 400.00
Prime ("main") Windows	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	<b>1 Basement Window</b>	\$ 25.00
Paint	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Foundation	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Electrical	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Other	n/a	<input type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Other	n/a	<input type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Other	n/a	<input type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Other	n/a	<input type="checkbox"/>	Yes	<input type="checkbox"/>	\$	

**Exterior: Estimated Cost:\*** **\$ 4,425.00**

\*average contracted cost. Actual costs may vary. Self help will reduce the amount.

## Interior Condition Report

Unit: Entire unit (single family) ☒  
Upper unit of duplex ☐

Lower unit of duplex ☐  
Other ☐

### Mechanical Required Work

#### Heating

Repair/replace boiler	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Repair radiation	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Repair/replace furnace	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Repair ductwork	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	\$	
Replace thermostat	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	Level	\$ 0.00
Repair/replace grilles	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	Install	\$ 200.00
Tune boiler/furn. insp ht exchang	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$

#### Electrical

Repair/replace receptacles	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	LR / 2 Bedrooms Replace	\$ 75.00
Repair/replace switches	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	LR / 2 Bedrooms Replace	\$ 75.00
Repair/replace fixtures	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	2 Fixtures	\$ 100.00
Install outlets and circuits	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Install outlets and circuits	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Install outlets and circuits	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Install outlets and circuits	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Upgrade service	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Other	n/a	<input type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Other	n/a	<input type="checkbox"/>	Yes	<input type="checkbox"/>		\$

#### Plumbing

Repair/replace kitchen sink	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Repair/replace kitchen sink fauce	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	Repairs	\$ 75.00
Repair/replace tub	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Repair/replace tub faucet	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	Replace Upper Tub	\$ 75.00
Repair/replace toilet	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	Upper Toliet Replace	\$ 300.00
Repair/replace lavatory	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Repair/replace lavatory faucet	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Repair/replace wash tub	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Repair/replace wash tub faucet	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Unclog piping:	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Repair drain/waste/vent piping	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	Repairs Kitchen / 2 Baths	\$ 150.00
Repair water piping	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Repair/replace water heater	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	Replace	\$ 800.00
Other	n/a	<input type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Other	n/a	<input type="checkbox"/>	Yes	<input type="checkbox"/>		\$

**Windows**

Replace broken glass	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Repair or replace sash	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$

**Doors**

Repair or replace doors	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
Repair or repl. locks/latches	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	Self Help	\$

**Walls/Ceilings**

Repair or repl. @ defective	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	Repairs	\$ 50.00
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**Paint**

Repair or repl. @ defective	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	3 Rooms	\$ 150.00
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**Fire Safety**

Install smoke alarm:bsmt.	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	Self Help	\$
Install smoke alarm: 1st flr.	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>	Self Help	\$
Install smoke alarm: 2nd flr.	n/a	<input type="checkbox"/>	Yes	<input type="checkbox"/>	Self Help	\$

**Handrails**

Repair/replace defective	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	Self Help Upper & Lower	\$ 150.00
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**Stairs**

Repair defective	n/a	<input checked="" type="checkbox"/>	Yes	<input type="checkbox"/>		\$
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**Floors**

Repair defective	n/a	<input type="checkbox"/>	Yes	<input checked="" type="checkbox"/>	Kitchen Floor / Upper Bath	\$ 1,200.00
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**Other**

	n/a	<input type="checkbox"/>	Yes	<input type="checkbox"/>		\$
	n/a	<input type="checkbox"/>	Yes	<input type="checkbox"/>		\$
	n/a	<input type="checkbox"/>	Yes	<input type="checkbox"/>		\$
	n/a	<input type="checkbox"/>	Yes	<input type="checkbox"/>		\$

**Interior: Estimated Cost:** \$ 3,400.00

**Total Exterior and Interior Cost:\*** \$ 7,825.00

\*average contracted cost. Actual costs may vary. Self help will reduce the amount.

**Prepared by: S. Denny / Inspected by: Paul Geboy Date: 11/30/10**

**Self Help**

Work listed as "self help" means the cost estimate includes only the cost of the materials, not labor or equipment.

**Important Information Regarding Permits**

All plumbing, heating, electrical, and structural repairs require permits before work can start. Permits are also required for other work such as new siding, new drywall, new doors. Permits are obtained at the Development Center located on the first floor of 809 N. Broadway.

Licensed contractors must do the above work, although owner occupants *may* be eligible to do maintenance work and structural/carpentry repairs.

Owner occupants *may* be eligible to do plumbing work on the unit they live in, but check with the plumbing inspector first.

Generally, minor carpentry repairs, plaster patching, and painting do not require permits.

Anyone disturbing painted surfaces must assume they contain lead paint if the home was built before 1978. Contractors must be licensed to do lead abatement and must obtain a permit. Permits are obtained from the Health Department, located on the first floor of 841 N. Broadway. If you will be occupying the home, you can get free lead-safe training from the Health Department! Call 286-5119 to schedule on-site training.